

HO-936
Webb Tenant House
9381 All Saints Road
Laurel vicinity
Howard County, Maryland
Private
c. 1890s

Description:

The Webb Tenant House is located at 9381 All Saints Road, on the southeast side of the road, about one-half mile north of Laurel in southeastern Howard County, Maryland. The house faces northwest toward the road and is a two-story, two-bay by two-bay frame structure with a rubble stone foundation, asbestos shingles over top of German siding, and a gable roof with asphalt shingles and a northeast-southeast ridge. There is an addition on the rear that is two stories, and two bays by one bay. It has a concrete foundation, vinyl siding over German siding, and a gable roof with asphalt shingles and a northwest-southeast ridge. On the interior, the front, or northwest, room was not accessible as it was filled with debris. The rear room in the main block has bead board half wainscot. The northeast end of the rear room has an enclosed straight run of stairs that ascends to the northwest. The addition is constructed with dimensional lumber. The second story floor plan matches that of the first story.

Significance:

Augustus P. Webb (1846-1929) is first listed in the tax records in 1886, when he seems to have bought a considerable amount of property in the Laurel area and moved to this location. Nothing is known of him until 1889, when he was a co-publisher of the Laurel Advertiser newspaper. Webb also served as the chief magistrate for Prince Georges County. He purchased the lot at 9381 All Saints Road in 1885, probably when he bought much of his other real estate in the area, and retained it until 1920. During that time he must have constructed this house, and probably several others on the property, as a rental. The house was probably constructed in the 1890s. The house was added onto on the rear twice, first with a bay window that was probably built about a decade after the house, and with a more recent addition to the back of the earlier addition in the mid-twentieth century. The second story was accessed from a stairway in the middle room, not the front room, which is an unusual arrangement. This middle room seems to have had the more decorative finishes, suggesting the possibility that the front room functioned as some kind of shop. By the 1890s, however, the traditional pattern of putting shops in the dwelling was rapidly disappearing outside of urban areas. William and Lucy Rustin owned the house for a long period of time, from 1924 to 1952, though it is not known whether they lived here or whether this continued to be a rental property.

Maryland Historical Trust

Maryland Inventory of Historic Properties Form

Inventory No. HO-936

1. Name of Property (indicate preferred name)

historic Webb Tenant House

other

2. Location

street and number 9381 All Saints Road not for publication

city, town Laurel vicinity

county Howard

3. Owner of Property (give names and mailing addresses of all owners)

name Keith Wharton

street and number 15805 Blackburn Street telephone 301-370-4555

city, town Accokeek state MD zip code 20607-3018

4. Location of Legal Description

courthouse, registry of deeds, etc. Howard County Courthouse tax map and parcel: 50-496

city, town Ellicott City liber 10473 folio 1

5. Primary Location of Additional Data

- Contributing Resource in National Register District
- Contributing Resource in Local Historic District
- Determined Eligible for the National Register/Maryland Register
- Determined Ineligible for the National Register/Maryland Register
- Recorded by HABS/HAER
- Historic Structure Report or Research Report
- Other

6. Classification

Category		Ownership	Current Function		Resource Count	
					Contributing	Noncontributing
<input type="checkbox"/>	district	<input type="checkbox"/> public	<input type="checkbox"/> agriculture	<input type="checkbox"/> landscape		
<input checked="" type="checkbox"/>	building(s)	<input checked="" type="checkbox"/> private	<input type="checkbox"/> commerce/trade	<input type="checkbox"/> recreation/culture	<u>1</u>	<u>0</u> buildings
<input type="checkbox"/>	structure	<input type="checkbox"/> both	<input type="checkbox"/> defense	<input type="checkbox"/> religion	<u>0</u>	<u>0</u> sites
<input type="checkbox"/>	site		<input type="checkbox"/> domestic	<input type="checkbox"/> social	<u>0</u>	<u>0</u> structures
<input type="checkbox"/>	object		<input type="checkbox"/> education	<input type="checkbox"/> transportation	<u>0</u>	<u>0</u> objects
			<input type="checkbox"/> funerary	<input type="checkbox"/> work in progress	<u>1</u>	<u>0</u> Total
			<input type="checkbox"/> government	<input type="checkbox"/> unknown		
			<input type="checkbox"/> health care	<input checked="" type="checkbox"/> vacant/not in use		
			<input type="checkbox"/> industry	<input type="checkbox"/> other:		
					Number of Contributing Resources previously listed in the Inventory <u>0</u>	

7. Description

Inventory No. HO-936

Condition

<input type="checkbox"/> excellent	<input checked="" type="checkbox"/> deteriorated
<input type="checkbox"/> good	<input type="checkbox"/> ruins
<input type="checkbox"/> fair	<input type="checkbox"/> altered

Prepare both a one paragraph summary and a comprehensive description of the resource and its various elements as it exists today.

The Webb Tenant House is located at 9381 All Saints Road, on the southeast side of the road, about one-half mile north of Laurel in southeastern Howard County, Maryland. The house faces northwest toward the road and is a two-story, two-bay by two-bay frame structure with a rubble stone foundation, asbestos shingles over top of German siding, and a gable roof with asphalt shingles and a northeast-southeast ridge. There is an addition on the rear that is two stories, and two bays by one bay. It has a concrete foundation, vinyl siding over German siding, and a gable roof with asphalt shingles and a northwest-southeast ridge. The addition has a boxed cornice.

On the northwest elevation, the first-story north bay has a two-over-two double-hung sash with head-cut trim. The west bay has a door with four lights over three lying panels, and a one-light transom, with head-cut trim. The door has modern hardware. There is a one-story, two-bay porch with a concrete deck, three built-up wood posts with chamfered corners, and bead board soffit. Between the posts are center pendant drops with semi-circular arched braces between the drops and the posts and shorter pendant drops at the top of these arched braces. All of the pendant drops have balls at the bottom. The porch has a plain frieze with an ovolo above, a cavetto on the bed mould, and an ogee cornice. The porch has a half-hip roof with wood shingles below the asphalt shingles. The second story has two new six-over-six aluminum sash. The gable end has a boarded-up window with a triangular top. The eaves are closed, with the boards following the pitch of the rafters, and there is an ogee cornice moulding.

The southwest elevation of the main block has two two-over-two double-hung sash on the first story that match those on the northwest elevation. The second story west bay has a new two-over-two sash in an original opening, with new trim. The south bay has a pair of new one-over-one sash in an altered opening. There is a cross gable above this bay. The southwest elevation of the addition has a three-sided bay window in the west bay of the first story, with one-over-one sash in each side of the bay and head-cut trim. The second story is recessed, with a pair of new one-over-one sash. The south bay has a new metal door with a six-over-six wood sash on the first story, with the window set against the south jamb. It has a mitered frame. The second story has a new metal six-over-six sash.

The southeast elevation of the addition, on the first story, has a six-over-six double-hung wood sash that matches that on the southwest elevation. The second story has a new metal six-over-six sash. Both windows are set south of center. The northeast elevation of the addition has a small two-light sliding sash set to the east on the first story, and a new metal six-over-six sash to the north. The second story east bay has a new metal four-over-four sash, and the north bay has a new metal one-over-one sash. The northeast elevation of the main block, on the first story, has a new door at the east corner. The door is metal and has all new trim. There is a two-over-two sash in the center that matches the northwest window on the first story. The second story has a new metal one-over-one sash in the center, with new trim, and the cross gable is over the east bay. There is an interior brick chimney in the center of the house, and the addition has a parged chimney in the center of it.

On the interior, the front, or northwest, room was not accessible as it was filled with debris. The room has paneling over lath and plaster, with cut nails in the lath and trim. The architrave has three reeds in the center with an ogee on each edge, and the architrave is mitered at the corners. The room has ceiling tiles, and there is a doorway on the southeast, set to the south.

The rear room in the main block has bead board half wainscot. There is a four-panel door on the northeast, with sunken fields. On the southeast is a door and window opening. The northwest elevation had a mantel that has been removed, and the mantel was put over top of the wainscot before the wainscot was painted. An employee of the developer removed the mantel and stated that it was labeled on the back with the Schaeffer Lumber Company in Laurel. The northeast end of the rear room has an enclosed straight run of stairs that ascends to the northwest. The stairway has bead boards on the walls. The second story joists run northeast-southwest, are circular-sawn, are approximately 2 by 8s and have bridging with cut nails. There is carpeting on the floor, paneling above the wainscot, and ceiling tiles.

Maryland Historical Trust

Maryland Inventory of Historic Properties Form

Inventory No. HO-936

Name Webb Tenant House

Continuation Sheet

Number 7 Page 1

The addition is constructed with dimensional lumber. The bay window architrave matches that in the front room. The plaster lath was fastened with wire nails. This rear addition has been badly vandalized and is also badly deteriorated.

The second story floor plan matches that of the first story. There is a brick chimney between the front and rear rooms on the main block. The original doorway to the front room was at the top of the stairs, and this has been moved to the west. There is drywall and all new trim throughout the second story. There is 3 1/2-inch pine flooring that runs northwest-southeast. The floor continues into the northwest half of the addition, suggesting that the northeast half of the northwest portion of the addition was original with the main block. There is no access to the attic.

8. Significance

Inventory No. HO-936

Period	Areas of Significance	Check and justify below		
<input type="checkbox"/> 1600-1699	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> health/medicine	<input type="checkbox"/> performing arts
<input type="checkbox"/> 1700-1799	<input type="checkbox"/> archeology	<input type="checkbox"/> education	<input type="checkbox"/> industry	<input type="checkbox"/> philosophy
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> engineering	<input type="checkbox"/> invention	<input type="checkbox"/> politics/government
<input checked="" type="checkbox"/> 1900-1999	<input type="checkbox"/> art	<input type="checkbox"/> entertainment/ recreation	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion
<input type="checkbox"/> 2000-	<input type="checkbox"/> commerce	<input type="checkbox"/> ethnic heritage	<input type="checkbox"/> law	<input type="checkbox"/> science
	<input type="checkbox"/> communications	<input type="checkbox"/> exploration/ settlement	<input type="checkbox"/> literature	<input type="checkbox"/> social history
	<input type="checkbox"/> community planning		<input type="checkbox"/> maritime industry	<input type="checkbox"/> transportation
	<input type="checkbox"/> conservation		<input type="checkbox"/> military	<input type="checkbox"/> other:

Specific dates	N/A	Architect/Builder	N/A
Construction dates	1890s		

Evaluation for:

National Register Maryland Register not evaluated

Prepare a one-paragraph summary statement of significance addressing applicable criteria, followed by a narrative discussion of the history of the resource and its context. (For compliance reports, complete evaluation on a DOE Form - see manual.)

Augustus P. Webb (1846-1929) is first listed in the tax records in 1886, when he seems to have bought a considerable amount of property in the Laurel area and moved to this location. A. P. Webb could not be located in the 1880 census, and nothing is known of him until 1889, when he was a co-publisher of the Laurel Advertiser newspaper. The paper apparently only operated until 1890. Webb also served as the chief magistrate for Prince Georges County. He purchased the lot at 9381 All Saints Road in 1885, probably when he bought much of his other real estate in the area, and retained it until 1920. During that time he must have constructed this house, and probably several others on the property, as a rental. (1)

The house was probably constructed in the 1890s, since it has architrave consistent with that period and is built with cut nails. The most distinctive feature of the house is the unusually large brackets and pendants on the front porch. These probably reflect the influence of stick style decoration, filtered down to worker's housing where only a little money could be spent to get the desired effect, so the decoration had to stand out. The house was added onto on the rear twice, first with a bay window that was probably built about a decade after the house, and with a more recent addition to the back of the earlier addition in the mid-twentieth century. The second story was accessed from a stairway in the middle room, not the front room, which is an unusual arrangement. This middle room seems to have had the more decorative finishes, suggesting the possibility that the front room functioned as some kind of shop. By the 1890s, however, the traditional pattern of putting shops in the dwelling was rapidly disappearing outside of urban areas. Unfortunately, the tenants of this house are not known, so a thorough understanding of its function can probably never be gained.

William and Lucy Rustin owned the house for a long period of time, from 1924 to 1952, though it is not known whether they lived here or whether this continued to be a rental property. They sold the building to Evelyn Snowden of Tuskegee, Alabama. When she sold the house in 1964 she was living in Macon County, Alabama, suggesting that she never lived here. Raymond and Lula Clay purchased the property from Snowden and owned it until after their deaths. It was sold by their estate in 2005, which was the beginning of the end for the house. The house is open, has been vandalized and filled with a large amount of garbage, and was to be demolished in March-April 2007.

Notes:

(1) U. S. Bureau of the Census, Howard County, Sixth District, 1880. Howard County Commissioners of the Tax, Sixth District assessment, 1876-96. Maryland State Archives, Special Collections, Newspapers, website:
<http://speccol.mdarchives.state.md.us/msa/speccol/catalog/newspapers/cfm/index.cfm>.

9. Major Bibliographical References

Inventory No. HO-936

See ~~continuation sheet~~. *footnotes*

10. Geographical Data

Acreage of surveyed property .488 acres

Acreage of historical setting .488 acres

Quadrangle name Laurel

Quadrangle scale 1:24000

Verbal boundary description and justification

The boundaries consist of all of the property on map 50, p. 496, which encompasses all of the historic structures.

11. Form Prepared By

name/title Ken Short

organization Howard County Dept. of Planning & Zoning

date 2/19/2008

street and number 3430 Courthouse Drive

telephone 410-313-4335

city or town Ellicott City

state MD zip code 21043

The Maryland Inventory of Historic Properties was officially created by an Act of the Maryland Legislature to be found in the Annotated Code of Maryland, Article 41, Section 181 KA, 1974 supplement.

The survey and inventory are being prepared for information and record purposes only and do not constitute any infringement of individual property rights.

return to: Maryland Historical Trust
DHCD/DHCP
100 Community Place
Crownsville MD 21032
410-514-7600

Webb Tenant House (HO-936)
9381 All Saints Road
CHAIN OF TITLE

GRANTOR/HOME	GRANTEE/HOME	DATE	LIBER/ FOLIO	INSTRU- MENT	CONSIDER- -ATION	ACREAGE	NOTES
Frank Henson/?	Keith A. Wharton/?	10.2.2006	MDR 10473-1	Deed - fee simple	\$260,500	?	Plat 4599 Clay Subdivision, Lot 1
Joseph A. Hawkins, personal representative of estate of Raymond Clay, Sr./?	Frank Henson/?	11.15.2005	MDR 9716-400	Deed - fee simple	\$130,000	1 A.	LBC d. 1990 RC, Sr. d. 4.22.2004
Evelyn Snowden & hus. James E./Macon Co. Ala.	Raymond & Lula Bell Clay (H/W)/?	9.28.1964	WHH 427-113	Deed - fee simple	\$5.00	1 A.	
William H. & Lucy C. Rustin (H/W)/Howard	Evelyn Snowden/Tuskegee, Al.	5.1.1952	MWB 232-438	Deed - fee simple	\$5.00	1 A.	
Thomas & Blanche Coon (H/W)/Howard	William H. & Lucy C. Rustin (H/W)/?	11.26.1924	HBN 122-41	Deed - fee simple	\$5.00	1 A	Lot 2 of plat of Augustus P. Webb property 6.2.1914
Augustus P. Webb/Howard	Thomas & Blanche Coon (H/W)/Howard	7.3.1920	HBN 110-413	Deed - fee simple	\$5.00	1 A.	
Ella S. Warfield/ Washington, D.C.	Augustus P. Webb/Baltimore City	8.31.1885	LJW 49-530	Deed - fee simple	\$600.00	1) 3-0-38 ARP 2) 150 sq. p.	
William H. & Lottie Warfield	Ella L. Warfield	12.1.1884	LJW 48-532				
James Stratton, trustee	William H. Warfield	9.5.1873	WWW 32-529				

HO-936
Webb Tenant House, site
9381 All Saints Road, Laurel
Howard County GIS
Howard County Aerial Photography Viewer

demolished 2007



4332000m N

4331

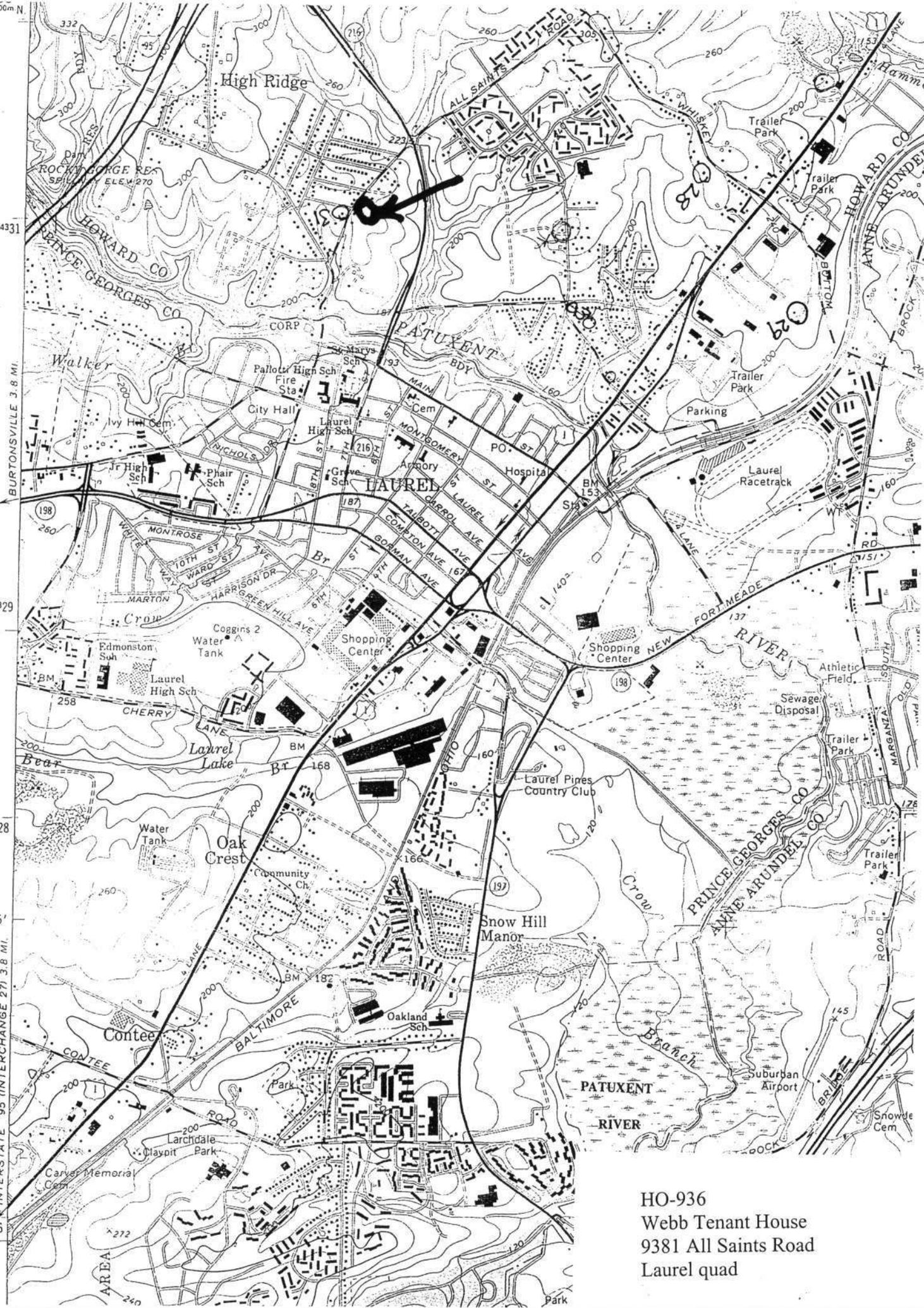
4329

4328

51

4326

WASHINGTON MONUMENT 17 MI.
INTERSTATE 95 INTERCHANGE 271 3.8 MI.



HO-936
 Webb Tenant House
 9381 All Saints Road
 Laurel quad

HO-936
Webb Tenant House
9381 All Saints Road
Howard County, Maryland
Ken Short, photographer

Photo Log

Nikon D-70 camera
HP Premium Plus paper
HP Gray Photo print cartridge

HO-0936_20070228_01
Northwest and southwest elevations

HO-0936_20070228_02
Southwest elevation, porch bracket

HO-0936_20070228_03
Northeast elevation

HO-0936_20070228_04
First story center room, northwest elevation



HO-936

Webb Tenant House

9381 All Saints Road

Howard County, MD

Ken Short

Feb. 2007

MD SHPO

Northwest and Southwest Elevations

1/4



HO-936

Webb Tenant House

9381 All Saints Road

Howard County, MD

Ken Short

Feb. 2007

MD SHPO

Southwest Elevation, Porch Bracket

2/4



HO-936

Webb Tenant House

9381 All Saints Road

Howard County, MD

Ken Short

Feb. 2007

MD SHPO.

Northeast Elevation

3/4



HO-936

Webb Tenant House

9381 All Saints Road

Howard County, MD

Ken Short

Feb. 2007

MD SHPO

First Story Center room, Northwest Elevation

4/4